

January 13, 2015

Ms. Maureen Feeney, City Clerk  
City Hall, Room 601  
Boston, MA 02201

Dear Madam:

Notice is hereby given in accordance with Section 23B of Chapter 39, as Amended, of the General Laws; and, with Section 20b of Chapter 30A of the General Laws, that the meeting of the Boston Redevelopment Authority will be held at 5:30 P.M. on Thursday, January 15, 2015 at the Boston Redevelopment Authority in the Kane Simonian Room, Room 900, City Hall, One City Hall Square, in the City of Boston, Massachusetts.

**BOSTON REDEVELOPMENT AUTHORITY  
JANUARY 15, 2015 BOARD OF DIRECTORS' MEETING SCHEDULED FOR 5:30 P.M.**

**MINUTES/SCHEDULING**

1. Approval of the Minutes of the December 18, 2014 meeting.
2. Request authorization to schedule a Public Hearing on February 12, 2015 at 5:30 p.m.; or at a date or time to be determined by the Director, to consider the Massachusetts General Hospital Institutional Master Plan Amendment and zoning map amendment for the inclusion of the 125 Nashua Street property and the interior renovation of approximately 198,080 square feet at 125 Nashua Street; and, to consider the proposed project as a Development Impact Project.
3. Request authorization to schedule a Public Hearing on February 12, 2015 at 5:45 p.m.; or at a date or time to be determined by the Director, to consider the Fourth Amendment to the Development Plan for Planned Development Area No. 56, The Point located at Brookline Avenue; and, to consider the proposed project as a Development Impact Project.

**PUBLIC HEARINGS  
OPEN TO PUBLIC TESTIMONY**

4. 5:30 p.m.: Request authorization to approve the First Amendment to the Development Plan for Planned Development Area No. 70, The Residences at 399 Congress Street, South Boston for the construction of 414 dwelling units with a minimum of 30 compact innovation residential units, innovation space, ground floor retail/restaurant space and 144 below-grade parking spaces; to petition the Zoning Commission for approval of the PDA Plan Amendment and the accompanying map amendment; and, to take all related actions.



**DEVELOPMENT  
NOT OPEN TO PUBLIC TESTIMONY**

South Boston

5. Request authorization to co-petition the Public Improvement Commission for discontinuance of a portion of Northern Avenue and the specific repairs thereto; and, to enter into an Easement Agreement with the Boston Water and Sewer Commission for the discontinued portion of Northern Avenue comprising of a portion of Parcel K.
6. Request authorization to issue a Certification of Approval in accordance with Article 80E, Small Project Review for the construction of 13 condominium units, of which 2 will be affordable, located at 57 L Street; to enter into an Affordable Housing Agreement; and, to petition the Board of Appeal for the necessary zoning relief.

Allston

7. Request authorization to issue a Certification of Approval in accordance with Article 80E, Small Project Review for the construction of 48 residential rental units located at 40 Malvern Street with 44 off-street parking; and, to enter into an Affordable Rental Housing Agreement.

Brighton

8. Request authorization to issue a Determination pursuant to Section 80A-6 of the Zoning Code on the Notice of Project Change for the 99 Tremont Street Apartments project consisting of 64 residential units, of which 8 will be affordable and 91 parking spaces; to enter into an Affordable Rental Housing Agreement; and, to take all related actions.

Jamaica Plain

9. Request authorization to issue a Certification of Approval in accordance with Article 80E, Small Project Review for the construction of 21 residential units, of which 4 will be affordable, located at 3383-3389 Washington Street; and, to petition the Board of Appeal for the necessary zoning relief.

Mission Hill

10. Request authorization to issue a Scoping Determination pursuant to Section 80B-5.3 of the Zoning Code for the Wentworth Institute of Technology Institutional New Sweeney Field Athletics Complex located at 600 Parker Street; and, to take all related actions.
11. Request authorization to issue a Final Certification of Completion for the Grandmarc at Northeastern student residence project.

### West Roxbury

12. Request authorization to issue a Scoping Determination waiving further requirement of further review pursuant to Section 80B-5.3(d) of the Zoning Code for the development of a self-storage facility located 99 Rivermoor Street; and, to take all related actions.

### Charlestown

13. Request authorization to issue a Certificate of Completion for 75 West School Street consisting of 99 residential units, which includes 13 affordable units and 132 parking spaces.
14. Request authorization for the extension of the Final Designation for the Bridgeview Apartments Chapter 121A Project located at 330 Rutherford Avenue until January 31, 2015.

### Roxbury

15. Request authorization to adopt a Confirmatory Order of Taking for components of Parcel 9; to enter into agreements related to a 121B Tax Program in support of the hotel program; to enter into a lease agreement with the development team for the hotel program; to modify the tentative designation for the portion of land associated with the residential program; and, to issue final designation to Melnea Partner LLC for the hotel component.
16. Request authorization to adopt certain findings relating to a Demonstration Project; to adopt an Amended and Restated Demonstration Project Plan under Massachusetts General Laws Chapter 121B, Section 46(f) for the acceptance of title to land located at 35 and 39 Windsor Street from the City of Boston Department of Neighborhood Development, consolidation of said land with a BRA-owned parcel located at 37 Windsor Street, and the transfer of said consolidated parcel to Mandela Preservation LLC; to ratify the acceptance of the deed transferring the parcels of land located at 35 and 39 Windsor Street from DND to the BRA; to adopt a confirmatory Order of Taking of the DND Parcels and the BRA Parcel located at 37 Windsor Street; to execute a deed to transfer the Taking Parcel to Mandela Preservation LLC, the owner of the Mandela Homes Development; and, to take all related actions.

### Brunswick King

17. Request authorization to adopt a Confirmatory Order of Taking of Parcel P-3A and the fee underlying a portion of the former Hamilton Terrace; and to transfer said property to the City of Boston in connection with the Martin Luther King K-8 Schoolyard Improvements.

### South Cove

18. Request authorization to enter into an Affordable Rental Housing Agreement for the 4 units located at 630 Washington Street; and, to petition the Board of Appeal for the necessary zoning relief.

19. Request authorization to award a general construction contract with Northern Contracting Corporation for the China Trade Building located at 2 Boylston Street, in an amount not to exceed \$638,100.

#### PLANNING AND ZONING

20. Board of Appeal

#### ADMINISTRATION

21. Request authorization to execute Contract Amendment No. 2 with Fay, Spofford & Thorndike, LLC to complete modifications to the final design plan and contract specifications for the East Boston Greenway Narrow Gauge Link, in an amount not to exceed \$10,126.00.
22. Request authorization to approve enhancements to affordable housing homeownership covenants and related housing compliance.
23. Contractual
24. Director's Update
25. Personnel

Very truly yours,

A handwritten signature in black ink, reading "Theresa Donovan". The signature is written in a cursive, flowing style.

Theresa Donovan  
Assistant Secretary